



**CITY OF HOMESTEAD  
CITY COUNCIL MEETING  
AGENDA**

**\*\*PLEASE TURN OFF ALL ELECTRONIC DEVICES PRIOR TO ENTERING COUNCIL CHAMBERS. \*\***

WEDNESDAY, NOVEMBER 20, 2019 @ 6:00 PM

CITY HALL COUNCIL CHAMBERS

100 CIVIC COURT, HOMESTEAD, FL 33030

[WWW.CITYOFHOMESTEAD.COM](http://WWW.CITYOFHOMESTEAD.COM)

**DECORUM POLICY:**

No individual shall make slanderous or unduly repetitive remarks, or engage in any other form of behavior that disrupts or impedes the orderly conduct of the meeting, as determined by the Mayor and/or Sergeant at Arms. No clapping, applauding, heckling or verbal outbursts in support or opposition to a speaker or his or her remarks shall be permitted. No signs or placards shall be permitted in the Council Chambers. Individuals addressing the Mayor and Council must first be recognized by the Mayor and must do so utilizing the designated podium in the Council Chamber. No more than one person may address the Council at a time unless specifically permitted by the Mayor. No person may stand in or on the aisles, the well or the dais. Individuals waiting to be recognized shall wait in an area designated by the City. Persons exiting the council chambers shall do so quietly. Any individuals determined to have violated the Rules of Decorum, as determined by the Mayor or Sergeant at Arms may be required to leave the Council Chambers.

**1. CALL TO ORDER/INVOCATION/PLEDGE OF ALLEGIANCE**

- (a) INVOCATION BY PASTOR BILL WEAVER, PASTOR OF GATEWAY CHURCH OF CHRIST
- (b) PLEDGE OF ALLEGIANCE BY MAYOR LOSNER & HOMESTEAD POLICE EXPLORERS

**2. ROLL CALL**

**3. ADDITIONS, DELETIONS, DEFERRALS**

**4. CONSENT AGENDA**

- i. (a) OCTOBER 23, 2019 COUNCIL PRESENTATION CEREMONY MINUTES
- (b) OCTOBER 23, 2019 COUNCIL MINUTES

**TAB 1**

**5. PUBLIC HEARINGS – ORDINANCES, LAND USE ITEMS, ETC.:**

- (a) **QUASI-JUDICIAL PUBLIC HEARINGS** – PLEASE BE ADVISED THAT THE FOLLOWING ITEMS ON THE AGENDA ARE QUASI-JUDICIAL IN NATURE. IF YOU WISH TO COMMENT UPON ANY OF THESE ITEMS, PLEASE INDICATE THE ITEM NUMBER YOU WOULD LIKE TO ADDRESS WHEN THE ANNOUNCEMENT REGARDING THE QUASI-JUDICIAL ITEM IS MADE. AN OPPORTUNITY FOR PERSONS TO SPEAK ON EACH ITEM WILL BE MADE AVAILABLE AFTER THE APPLICANT AND STAFF HAVE MADE THEIR PRESENTATIONS ON EACH ITEM.

**SWEARING IN.** ALL TESTIMONY, INCLUDING PUBLIC TESTIMONY AND EVIDENCE, WILL BE MADE UNDER OATH OR AFFIRMATION. ADDITIONALLY, EACH PERSON WHO GIVES TESTIMONY MAY BE SUBJECT TO CROSS-EXAMINATION. IF YOU DO NOT WISH TO BE EITHER CROSS-EXAMINED OR SWORN, YOUR TESTIMONY WILL BE GIVEN ITS DUE WEIGHT. THE GENERAL PUBLIC WILL NOT BE PERMITTED TO CROSS-EXAMINE WITNESSES, BUT THE PUBLIC MAY REQUEST THE COUNCIL TO ASK QUESTIONS OF STAFF OR WITNESSES ON THEIR BEHALF. THE FULL AGENDA PACKET ON EACH ITEM IS HEREBY ENTERED INTO THE RECORD. PERSONS REPRESENTING ORGANIZATIONS MUST PRESENT EVIDENCE OF THEIR AUTHORITY TO SPEAK FOR THE ORGANIZATION. FURTHER DETAILS OF THE QUASI-JUDICIAL PROCEDURES MAY BE OBTAINED FROM THE CLERK. (IN ACCORDANCE WITH CODE SECTION 2-591, ANY LOBBYISTS MUST REGISTER BEFORE ADDRESSING THE COUNCIL ON ANY OF THE FOLLOWING ITEMS). AT THIS TIME COUNCILMEMBERS MUST DISCLOSE ANY EX-PARTE COMMUNICATIONS CONCERNING ANY ITEMS ON THE AGENDA.

AT THIS TIME THE CLERK WILL SWEAR IN ANY PERSON(S) WHO WISHES TO TESTIFY ON ANY QUASI-JUDICIAL ITEM.

**SECOND READING**

- i. CAR #2744 – PH2019-16 VIKING 162, LLC REZONING FROM SINGLE FAMILY (R-1) TO TAB 2  
RETAIL COMMERCIAL (B-2)  
**AN ORDINANCE OF THE CITY OF HOMESTEAD, FLORIDA, APPROVING THE REZONING, REQUESTED BY VIKINGS 162, LLC, OF AN APPROXIMATELY 1.44 ACRE PARCEL FROM ONE FAMILY (R-1) ZONING DISTRICT TO RETAIL COMMERCIAL (B-2) ZONING DISTRICT FOR PROPERTY GENERALLY LOCATED ON THE NORTHEAST CORNER INTERSECTION OF SW 320<sup>TH</sup> STREET (MOWRY STREET) AND SW 162<sup>ND</sup> AVENUE AS LEGALLY DESCRIBED IN EXHIBIT "A;" PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.**
- ii. CAR #2805 – PH2019-40 CERTIFICATE OF USE COMPLETE MEDIA GROUP, LLC. TAB 3  
**A FINAL ORDER OF THE CITY OF HOMESTEAD, FLORIDA GRANTING A CERTIFICATE OF USE, REQUESTED BY COMPLETE MEDIA GROUP, LLC, TO PERMIT THE SALE OF BEER, WINE AND ALCOHOLIC BEVERAGES FOR ON PREMISE CONSUMPTION IN CONJUNCTION WITH THE OPERATION OF A RESTAURANT LOCATED AT 131 NORTH KROME AVENUE, AS LEGALLY DESCRIBED IN EXHIBIT "A;" AND PROVIDING FOR AN EFFECTIVE DATE.**
- iii. CAR #2810 – PH2018-66 SPECIAL EXCEPTION APPROVAL FOR GALILEO PROPERTIES, INC. TAB 4  
**A RESOLUTION OF THE CITY OF HOMESTEAD, FLORIDA, APPROVING A SPECIAL EXCEPTION, REQUESTED BY GALILEO PROPERTIES, INC., TO PERMIT A COMMERCIAL RETAIL USE EXCEEDING TEN THOUSAND (10,000) SQUARE FEET OF USABLE FLOOR AREA ON AN APPROXIMATELY 1.77 ACRE PARCEL LOCATED AT 945 NE 18<sup>TH</sup> AVENUE IN THE CITY, AS LEGALLY DESCRIBED IN EXHIBIT "A;" AND PROVIDING FOR AN EFFECTIVE DATE.**

- iv. CAR #2809 – PH2018-65 SITE PLAN APPROVAL FOR GALILEO PROPERTIES, INC. TAB 5  
**A RESOLUTION OF THE CITY OF HOMESTEAD, FLORIDA, GRANTING SITE PLAN APPROVAL, REQUESTED BY GALILEO PROPERTIES, INC., FOR AN APPROXIMATELY 17,060 SQUARE FOOT COMMERCIAL RETAIL FACILITY ON AN APPROXIMATELY 1.77 ACRE PARCEL LOCATED AT 945 NE 18<sup>TH</sup> AVENUE IN THE CITY, AS LEGALLY DESCRIBED IN EXHIBIT "A;" AND PROVIDING FOR AN EFFECTIVE DATE.**
- v. CAR #2808 – PH2018-64 TENTATIVE PLAT APPROVAL FOR GALILEO PROPERTIES, INC. TAB 6  
**A RESOLUTION OF THE CITY OF HOMESTEAD, FLORIDA, GRANTING THE REQUEST BY GALILEO PROPERTIES, INC. FOR TENTATIVE PLAT APPROVAL FOR THE DEVELOPMENT OF AN APPROXIMATELY 17,060 SQUARE FOOT COMMERCIAL RETAIL FACILITY ON AN APPROXIMATELY 1.77 ACRE PARCEL LOCATED AT 945 NE 18<sup>TH</sup> AVENUE IN THE CITY, AS LEGALLY DESCRIBED IN EXHIBIT "A;" AND PROVIDING FOR AN EFFECTIVE DATE.**
- vi. CAR #2811 – PH2018-91 SITE PLAN APPROVAL FOR MIAMI DRIVING AND TRAFFIC SCHOOL, INC. TAB 7  
**A RESOLUTION OF THE CITY OF HOMESTEAD, FLORIDA, GRANTING SITE PLAN APPROVAL, REQUESTED BY MIAMI DRIVING AND TRAFFIC SCHOOL, INC., FOR THE DEVELOPMENT OF A COMMERCIAL DRIVING LICENSE (CDL) SCHOOL ON AN APPROXIMATELY 0.98 ACRE PARCEL LOCATED AT 23 SW 11<sup>TH</sup> AVENUE IN THE CITY, AS LEGALLY DESCRIBED IN EXHIBIT "A;" AND PROVIDING FOR AN EFFECTIVE DATE.**

## 6. LEGISLATIVE MATTERS

### (a) ORDINANCES

#### *SECOND READING*

- i. CAR #2743 – PH2019-15 VIKING 162, LLC SMALL SCALE COMPREHENSIVE PLAN AMENDMENT FROM LRU TO LCU TAB 8  
**AN ORDINANCE OF THE CITY OF HOMESTEAD, FLORIDA, AMENDING THE COMPREHENSIVE PLAN FUTURE LAND USE MAP DESIGNATION, REQUESTED BY VIKINGS 162, LLC, OF AN APPROXIMATELY 1.44 ACRE PARCEL FROM LOW DENSITY RESIDENTIAL USE (LRU) TO LIGHT COMMERCIAL USE (LCU) FOR PROPERTY GENERALLY LOCATED ON THE NORTHEAST CORNER INTERSECTION OF SW 320<sup>TH</sup> STREET (MOWRY STREET) AND SW 162<sup>ND</sup> AVENUE AS LEGALLY DESCRIBED IN EXHIBIT "A;" AUTHORIZING TRANSMITTAL; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.**

#### *FIRST READING*

- ii. CAR #2637 – ORDINANCE AMENDING CHAPTER 17 “MISCELLANEOUS OFFENSES” TAB 9  
**AN ORDINANCE OF THE CITY OF HOMESTEAD, FLORIDA, AMENDING THE CITY OF HOMESTEAD CODE OF ORDINANCES BY AMENDING CHAPTER 17 “MISCELLANEOUS OFFENSES,” TO ADDRESS TEMPORARY ENCAMPMENT, LODGING AND THE STORAGE OF PERSONAL PROPERTY ON OR UPON PUBLIC PROPERTY OR IN OPEN SPACE; PROVIDING FOR SEVERABILITY; PROVIDING FOR INCLUSION IN THE CODE; PROVIDING**

**FOR CONFLICTS; AND PROVIDING FOR AN EFFECTIVE DATE.**

*FIRST READING*

- iii. CAR #2794 – FINAL FY 2019 BUDGET AMENDMENT **TAB 10**  
**AN ORDINANCE OF THE CITY OF HOMESTEAD, FLORIDA, AMENDING THE BUDGETS FOR EACH OF THE SEVERAL FUNDS AND DEPARTMENTS OF THE CITY FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2018 AND ENDING SEPTEMBER 30, 2019, BY INCREASING THE TOTAL BUDGETED REVENUES AND EXPENDITURES BY \$22,056,138, AND REAPPROPRIATION OF PTP FUNDS, PROVIDING FOR A REPEALER, SEVERABILITY AND AN EFFECTIVE DATE.**

*FIRST READING*

- iv. CAR #2815 – FISCAL YEAR 2020 BUDGET AMENDMENT FOR PO'S ROLLOVER FROM FY 2019 **TAB 11**  
**AN ORDINANCE OF THE CITY OF HOMESTEAD, FLORIDA, AMENDING THE BUDGETS FOR EACH OF THE SEVERAL FUNDS AND DEPARTMENTS OF THE CITY FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2019 AND ENDING SEPTEMBER 30, 2020, BY INCREASING THE TOTAL BUDGETED REVENUES AND EXPENDITURES BY \$21,963,267 PROVIDING FOR A REPEALER, SEVERABILITY AND AN EFFECTIVE DATE.**

*FIRST READING*

- v. CAR #2816 – POLICE OFFICERS' RETIREMENT PLAN AMENDMENT **TAB 12**  
**AN ORDINANCE AMENDING THE CODE OF THE CITY OF HOMESTEAD; AMENDING SECTION 22.5-39 OF THE POLICE OFFICERS' RETIREMENT PLAN TO INSTITUTE PRE-TAX EMPLOYEE "PICK-UP" CONTRIBUTIONS AS PERMITTED BY SECTION 414(h)2 OF THE INTERNAL REVENUE CODE; PROVIDING FOR SEVERABILITY; PROVIDING FOR CODIFICATION; PROVIDING AN EFFECTIVE DATE.**

**(b) MOTIONS**

- i. CAR #2804 – ADMINISTRATION & PROJECT DELIVERY SERVICES 2019-2020 CDBG & OTHER RELATED PROGRAMS **TAB 13**
- ii. CAR #2799 – POWER SUPPLY CONTRACT WITH FLORIDA MUNICIPAL POWER AGENCY & FPL **TAB 14**
- iii. CAR #2800 – REQUEST FOR WAIVER OF USAGE FEES **TAB 15**
- iv. CAR #2778 – ITB #201904 –SIDEWALK REPAIRS AND INSTALLATION, CIP #0092 **TAB 16**

**7. RESOLUTIONS**

- i. CAR #2557 – SOS PROPOSAL FOR TEMPORARY HOUSING FUNDING FOR HOMELESS FAMILIES **TAB 17**  
**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HOMESTEAD, FLORIDA; AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH START OFF SMART, INC., FOR THE CREATION AND FUNDING OF A GAP FUNDING PROGRAM;**

**PROVIDING FOR IMPLEMENTATION; PROVIDING FOR AN EFFECTIVE DATE.**

- ii. CAR #2682 – TEAM HOMESTEAD TAB 18  
**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HOMESTEAD, FLORIDA, APPROVING THE FUNDING AGREEMENT WITH SIGNIFY HEALTH LLC; AUTHORIZING THE CITY MANAGER TO EXECUTE THE AGREEMENT; PROVIDING FOR IMPLEMENTATION; PROVIDING FOR AN EFFECTIVE DATE.**
- iii. CAR #2772 – HOMESTEAD HOSPITAL GRANT TAB 19  
**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HOMESTEAD, FLORIDA, APPROVING THE GRANT AGREEMENT WITH HOMESTEAD HOSPITAL; AUTHORIZING THE CITY MANAGER TO EXECUTE THE AGREEMENT; ESTABLISHING A BUDGET IN THE AMOUNT OF \$300,000 FOR THE EXPENDITURE OF GRANT FUNDS; PROVIDING FOR IMPLEMENTATION; PROVIDING FOR AN EFFECTIVE DATE.**
- iv. CAR #2773 – HEALTH FOUNDATION OF SOUTH FLORIDA GRANT TAB 20  
**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HOMESTEAD, FLORIDA, APPROVING THE GRANT AGREEMENT WITH HEALTH FOUNDATION OF SOUTH FLORIDA; AUTHORIZING THE CITY MANAGER TO EXECUTE THE AGREEMENT; ESTABLISHING A BUDGET IN THE AMOUNT OF \$30,000 FOR THE EXPENDITURE OF GRANT FUNDS; PROVIDING FOR IMPLEMENTATION; PROVIDING FOR AN EFFECTIVE DATE.**
- v. CAR #2806 – PROFESSIONAL SERVICES AGREEMENT WITH HOMESTEAD MAIN STREET TAB 21  
**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HOMESTEAD, FLORIDA, APPROVING THE AGREEMENT FOR PROFESSIONAL SERVICES WITH HOMESTEAD MAIN STREET, INC.; AUTHORIZING THE CITY MANAGER TO EXECUTE THE AGREEMENT; PROVIDING FOR IMPLEMENTATION; PROVIDING FOR AN EFFECTIVE DATE.**
- vi. CAR #2807 – PURCHASE OF VARIOUS EQUIPMENT FROM CIP PLAN WITH FINANCING THROUGH CITY NATIONAL BANK TAB 22  
**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HOMESTEAD, FLORIDA, AUTHORIZING THE PURCHASE VARIOUS VEHICLES FOR THE POLICE DEPARTMENT INCLUDING TWELVE (12) DODGE CHARGERS FROM ALAN JAY FLEET SALES WITH RELATED VEHICULAR EQUIPMENT FROM STROBES-R-US, AND GRAPHICS FROM CREATIVE FLEET MARKINGS, LLC, TWO (2) K-9 CHEVY TAHOES FROM ALAN JAY FLEET SALES WITH RELATED VEHICULAR EQUIPMENT FROM STROBES-R-US, AND GRAPHICS FROM CREATIVE FLEET MARKINGS, LLC, TWO (2) CHEVY TAHOES FROM ALAN JAY FLEET SALES WITH RELATED VEHICULAR EQUIPMENT FROM STROBES-R-US, AND TWO HUNDRED AND TWELVE (212) COMPUTERS AND TEN (10) MONITORS FOR VARIOUS DEPARTMENTS FROM CDW-G, PURSUANT TO CITY CODE SECTION 2-411.1(a)(5) "EXEMPTIONS FROM COMPETITIVE BIDDING; PROVIDING FOR FINANCING OF ALL PURCHASES PURSUANT TO THE CITY NATIONAL CAPITAL FINANCE, INC. MASTER LEASE; PROVIDING FOR IMPLEMENTATION; PROVIDING FOR EFFECTIVE DATE.**
- vii. CAR #2813 – CDBG PROGRAM MANUAL UPDATES TAB 23  
**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HOMESTEAD, FLORIDA,**

ADOPTING A REVISED MANUAL FOR THE ADMINISTRATION OF THE UNITED STATES DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM; PROVIDING FOR IMPLEMENTATION; PROVIDING FOR AN EFFECTIVE DATE.

- viii. CAR #2788 – FMPA – HOMESTEAD SOLAR II PROJECT PARTICIPATION TAB 24  
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HOMESTEAD, FLORIDA (I) PROVIDING AUTHORIZATION TO PARTICIPATE IN THE FLORIDA MUNICIPAL POWER SOLAR II PROJECT, SUBJECT TO CERTAIN CONDITIONS PROVIDED FOR IN THIS RESOLUTION; (II) COMMITTING TO A DESIGNATED NUMBER OF MEGAWATTS AND DOLLAR PER MEGAWATT MAXIMUM PRICE IN THE EVENT SOLAR II PROJECT IS ESTABLISHED BY FLORIDA MUNICIPAL POWER AGENCY; (III) DESIGNATING AUTHORIZED OFFICERS; (IV) APPROVING AND TAKING CERTAIN OTHER ACTIONS; (V) PROVIDING FOR SEVERABILITY; (VI) PROVIDING THAT THIS RESOLUTION IS A CONDITIONAL CONTRACT BETWEEN THE CITY OF HOMESTEAD AND FLORIDA MUNICIPAL POWER AGENCY; AND (VII) PROVIDING AN EFFECTIVE DATE.
- ix. CAR #2814 – U.S. SOCCER FOUNDATION MINI PITCH GRANT TAB 25  
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HOMESTEAD, FLORIDA, APPROVING THE MEMORANDUM OF UNDERSTANDING WITH THE U.S. SOCCER FOUNDATION FOR A SOCCER MINI-PITCH; AUTHORIZING THE CITY MANAGER TO EXECUTE THE AGREEMENT; PROVIDING FOR IMPLEMENTATION; PROVIDING FOR AN EFFECTIVE DATE.
- x. CAR #2729 – PROPHOENIX CORPORATION – C.A.D. AND RECORDS MANAGEMENT SYSTEM TAB 26  
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HOMESTEAD, FLORIDA; APPROVING THE MASTER SERVICE AGREEMENT BETWEEN THE CITY OF HOMESTEAD, FOR ITS POLICE DEPARTMENT, AND PROPHOENIX CORPORATION FOR THE MAINTENANCE OF CERTAIN POLICE DEPARTMENT COMPUTER SERVERS; APPROVING THE SOFTWARE LICENSE AND SOFTWARE MAINTENANCE AGREEMENT; RECOGNIZING AN EXEMPTION FROM COMPETITIVE BIDDING PURSUANT TO CITY CODE SECTION 2-411(B); PROVIDING FOR IMPLEMENTATION; PROVIDING FOR AN EFFECTIVE DATE.

8. PUBLIC COMMENTS

9. BUSINESS FROM THE CITY MANAGER:

10. CITY ATTORNEY'S REPORT:

11. REPORTS OF MAYOR AND COUNCIL:

(a) COUNCILMAN MALDONADO

- (b) **COUNCILWOMAN BAILEY**
- (c) **COUNCILMAN ROTH**
- (d) **COUNCILMAN FLETCHER**
- (e) **COUNCILMAN SHELLEY**
- (f) **VICE MAYOR FAIRCLOUGH-STAGGERS**
- (g) **MAYOR LOSNER**

## **12. ADJOURNMENT**

### **NOTICE TO PUBLIC**

- THIS MEETING IS OPEN TO THE PUBLIC. IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT OF 1990, ALL PERSONS WHO ARE DISABLED AND WHO NEED SPECIAL ACCOMMODATIONS TO PARTICIPATE IN THIS MEETING BECAUSE OF THAT DISABILITY SHOULD CONTACT THE OFFICE OF THE CITY CLERK, 305-224-4442 NO LATER THAN TWO DAYS PRIOR TO SUCH PROCEEDING.
- ANYONE WISHING TO APPEAL ANY DECISION MADE BY THE CITY OF HOMESTEAD CITY COUNCIL, WITH RESPECT TO ANY MATTER CONSIDERED AT SUCH MEETING OR HEARING WILL NEED A RECORD OF THE PROCEEDINGS AND, FOR SUCH PURPOSE, MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.
- AGENDA ITEMS MAY BE VIEWED AT THE OFFICE OF THE CITY CLERK, CITY OF HOMESTEAD, 100 CIVIC COURT, HOMESTEAD, FL 33030. ANYONE WISHING TO OBTAIN A COPY OF ANY AGENDA ITEM SHOULD CONTACT THE CITY CLERK AT 305-224-4442.
- IN ACCORDANCE WITH CODE SECTION 2-591, ANY LOBBYISTS MUST REGISTER WITH THE CITY CLERK'S OFFICE BEFORE ADDRESSING THE COUNCIL ON ANY OF THE ABOVE ITEMS.
- TWO OR MORE MEMBERS OF THE CITY COUNCIL AND OTHER CITY BOARDS MAY BE IN ATTENDANCE AT ANY MEETING LISTED.
- THESE MEETINGS MAY BE CONDUCTED BY MEANS OF OR IN CONJUNCTION WITH COMMUNICATIONS MEDIA TECHNOLOGY, SPECIFICALLY A TELEPHONE CONFERENCE CALL. THE LOCATION, 100 CIVIC COURT, HOMESTEAD, FL 33030, WHICH IS OPEN TO THE PUBLIC, SHALL SERVE AS AN ACCESS POINT.